

The Westfield-Washington Advisory Plan Commission held a meeting on Monday, September 15, 2008 scheduled for 7:00 PM at the Westfield City Hall-Council Chambers.

**Opening of Meeting 7:00 PM**

**Roll Call** – Note Presence of a Quorum

**Commission Members Present:** Robert Smith, President; Cindy Spoljaric, Vice-President; Robert Horkay, Ginny Kelleher, Daniel Degnan, Rob Stokes, and Bob Spraetz.

**Commission Members Absent:** Pete Emigh, Bill Sanders

**City Staff Present:** Gregory J Anderson, Director Community Development and Brian Zaiger, City Attorney;

**Approval of the Minutes:**

Motion: To approve the August 18 Public Hearing Meeting Minutes as presented.

Motion by: Spraetz; Second by Spoljaric; Voice Vote: (7-0)

Motion: To approve the September 2 Workshop Meeting Minutes as presented.

Motion by: Horkay; Second by Spoljaric; Voice Vote: (5-0-2) Kelleher, Stokes

Anderson reviewed the Public Hearing Rules and Procedures.

Anderson reviewed continued items on the agenda.

**NEW BUSINESS**

Case No.	0810-DP-13
Petitioner	Spring Mill Self Storage
Description	601 West State Road 32 Request to modify mailed legal notice from requirements of Rules of Procedure due to size of PUD and extent of PUD for the Spring Mill Self Storage petition, scheduled to appear at 10/6/08 Workshop and 10/20/08 Public Hearing.

Anderson reviewed the waiver request, stating staff is recommending approval of the waiver. Anderson stated this type of waiver has been approved in the past by the Commission.

Discussion followed regarding:

- Spoljaric asked how the area was chosen.

Mr. Jon Dobosiewicz, Nelson & Frankenberger, representing the petitioner, discussed how the public notice area was chosen.

Further discussion followed regarding:

- Degnan questioned the necessity of such a waiver request.

Motion: To approve Waiver Request for 0810-DP-13.

Motion by: Kelleher; Second by: Horkay; Vote: (6-1) Degnan.

Case No.	0807-DP-09 & 0807-SIT-08
Petitioner	Artus Realty and Development
Description	140 South Cherry Street, Requests Development Plan and Site Plan Review of an expanded surface parking area, approximately one (1) acre in the LB-H District.

Anderson reviewed the staff report on the petition. He reviewed the petition history and stated the project is in compliance. He further stated staff is recommending approval.

Discussion followed regarding:

- Spoljaric asked about site access and circulation and the curb cuts and asked if the Grand Junction Task Group had any comment. Anderson stated this petition has been presented to the Grand Junction Task Group.
- Stokes asked if the petitioner had talked with the neighbors.

Mr. David Leazenby commented on the angular parking and on-street parking which is being brought on to the site. He also stated the neighbors had been notified, but not met with individually.

A Public Hearing opened at 7:27 p.m.

No one spoke and the Public Hearing closed at 7:28.

Motion: To approve 0807-SIT-08.

Motion by: Spruetz; Second by: Stokes;

Amended Motion: To approve 0807-SIT-08 with the following condition:

- That all necessary approvals and permits be obtained from the WPWD and the Hamilton County Surveyor's Office prior to the issuance of an ILP for the proposed parking areas.

Motion by: Spoljaric; Second by: Stokes; Vote: (7-0)

Motion: To approve 0807-DP-09 with the following condition:

- That all necessary approvals and permits be obtained from the WPWD and the Hamilton County Surveyor's Office prior to the issuance of an ILP for the proposed parking areas.

Motion by: Kelleher; Second by: Horkay; Vote: (7-0)

Anderson notified the Commission that the Secondary (Final) Plat of Walnut Ridge has been recorded – SF-2, 40 lots on 40 acres. Southeast corner of 169<sup>th</sup> Street and Carey Road.

Discussion followed regarding:

- Spoljaric asked about tree conservation on the border of the property and the issue as to whether or not infrastructure was going to impact the plans. Anderson will check into this and respond.

**ADJOURNMENT** (7:35 PM)

Approved (date)

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President, Robert Smith, Esq.

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Vice-President, Cindy Spoljaric

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Secretary, Gregory J. Anderson, AICP